

611 Cranbrook Walk SE
Calgary, Alberta

MLS # A2163320



\$389,900

Division:	Cranston		
Type:	Residential/Five Plus		
Style:	Bungalow		
Size:	833 sq.ft.	Age:	2022 (2 yrs old)
Beds:	2	Baths:	1
Garage:	Heated Garage, Single Garage Attached		
Lot Size:	-		
Lot Feat:	Low Maintenance Landscape		

Heating:	Fireplace(s), Forced Air	Water:	-
Floors:	Carpet, Tile, Vinyl Plank	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	\$ 272
Basement:	None	LLD:	-
Exterior:	Vinyl Siding	Zoning:	M-X1
Foundation:	Poured Concrete	Utilities:	-
Features:	High Ceilings, Kitchen Island, Open Floorplan, Quartz Counters, Storage, Vaulted Ceiling(s), Vinyl Windows, Walk-In Closet(s)		

Inclusions: Window coverings, blinds, electric fire place, garage heater, garage shelving.

Welcome to 611 Cranbrook Walk. Located in the beautiful southeast community of Riverstone. This bungalow style townhouse is conveniently located near ample serene walking trails, leading you to the beautiful Bow River. Step inside this charming home, and take the stairs to the OPEN CONCEPT living area, complete with an ELECTRIC FIREPLACE, VAULTED CEILINGS and large windows. The kitchen area is perfect for entertaining with tons of cupboard space, QUARTZ COUNTERTOPS, all NEW STAINLESS STEEL APPLIANCES and a functional layout. Just down the hallway you will find the primary suite with a large WALK-IN CLOSET, the second bedroom sits adjacent. The 4 pc bathroom and laundry space complete the main floor interior. Enjoy the west facing balcony off of the main level for a morning coffee or an evening nightcap complete with a screen door. The lower level is where you will find storage and the access to the ATTACHED HEATED GARAGE. This home is done with NEW PAINT, ROOM DARKENING BLINDS, OVERSIZED HOT WATER TANK, AIR CONDITIONING, and a gated front yard. RIVERSTONE is conveniently located near major access roads such as the Deerfoot and Stony Trail. Established schools and abundant amenities are within a short drive. Call your favourite realtor to view this fabulous property.